

DISTRICT OF COLUMBIA GOVERNMENT
OFFICE OF THE SURVEYOR

Washington, D.C., December 21, 2021

Plat for Building Permit of :

SQUARE 3202 LOT 218

Scale: 1 inch = 20 feet

Recorded in Book 90 Page 124

Receipt No. 22-01510

Drawn by: A.S.

Furnished to: DAVID DELGADO

“I hereby certify that the dimensions and configuration of the lot(s) hereon depicted are consistent with the records of the Office of the Surveyor unless otherwise noted, but may not reflect actual field measurements. The dimensions and configuration of A&T lots are provided by the Office of Tax and Revenue and may not necessarily agree with the deed description(s).”

Anup Shrestha
for Surveyor, D.C.

I hereby certify that on this plat on which the Office of the Surveyor has drawn the dimensions of this lot, I have accurately and completely depicted and labeled the following:
1) all existing buildings and improvements - including parking spaces, covered porches, decks and retaining walls over four feet above grade, and any existing face-on-line or party wall labeled as such, well as projections and improvements in public space - with complete and accurate dimensions;
2) all proposed demolition or raze of existing buildings duly labeled as such; all proposed buildings and improvements - including parking spaces, covered porches, decks and retaining walls over four feet above grade, any existing face-on-line or party wall labeled as such, as well as projections and improvements in public space and the improvements used to satisfy pervious surface or green area ratio requirements - with complete and accurate dimensions, in conformity with the plans submitted with building permit application _____; and
3) any existing chimney or vent on an adjacent property that is located within 10 feet of this lot.

I also hereby certify that:

1) my depiction on this plat, as detailed above, is accurate and complete as of the date of my signature hereon;
2) there is no elevation change exceeding ten feet measured between lot lines; or if so, this elevation change is depicted on a site plan submitted with the plans for this permit application;
3) I have ~~have no~~ (circle one) filed a subdivision application with the Office of the Surveyor;
4) I have ~~have no~~ (circle one) filed a subdivision application with the Office of Tax & Revenue; and
5) if there are changes to the lot and its boundaries as shown on this plat, or to the proposed construction and plans as shown on this plat, that I shall obtain an updated plat from the Office of the Surveyor on which I will depict all existing and proposed construction and which I will then submit to the Office of the Zoning Administrator for review and approval prior to permit issuance.
The Office of the Zoning Administrator will only accept a Building Plat issued by the Office of the Surveyor within the two years prior to the date DCRA accepts a Building Permit Application as complete.
I acknowledge that any inaccuracy or errors in my depiction on this plat will subject any permit or certificate of occupancy issued in reliance on this plat to enforcement, including revocation under Sections 105.6(1) and 110.5.2 of the Building Code (Title 12A of the DCMR) as well as prosecution and penalties under Section 404 of D.C. Law 4-164 (D.C. Official Code §22-2405).

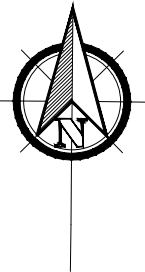
Signature: _____
Date: 12-22-21

Printed Name: David Delgado Relationship
to Lot Owner: Agent

If a registered design professional, provide license number
_____ and include stamp below.



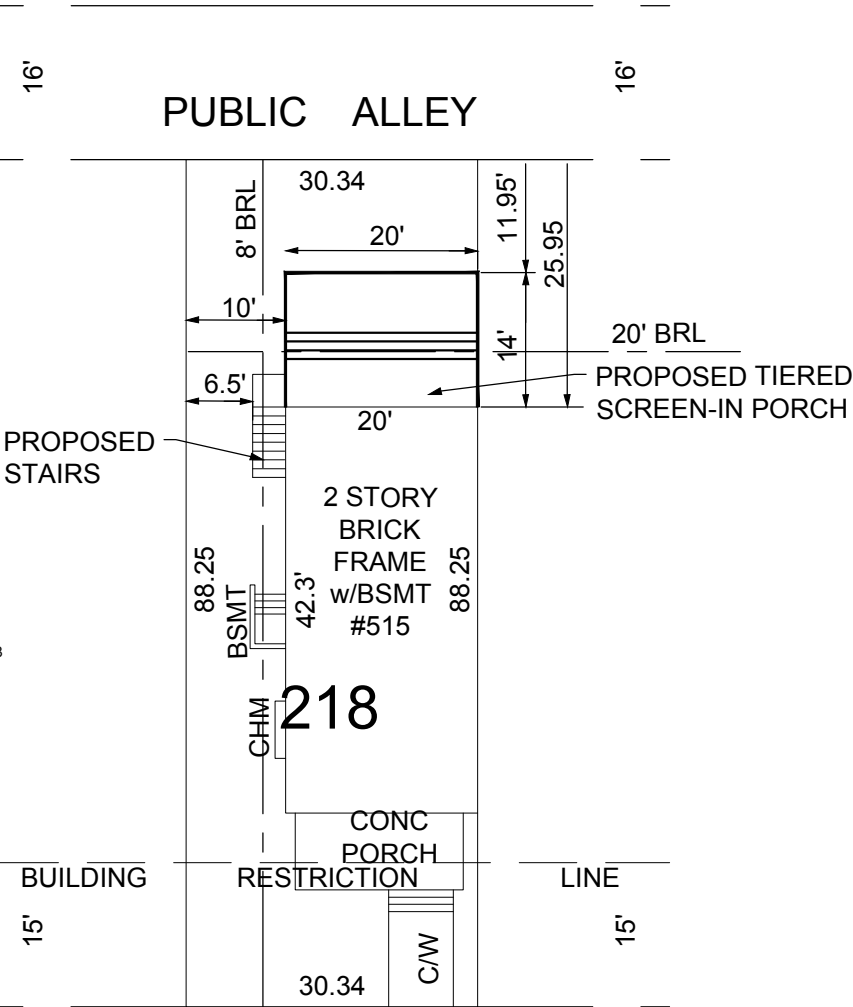
SQUARE 3202



ZONING SUMMARY:

PROPERTY ADDRESS: 515 OGLETHORPE ST NW
WASHINGTON DC 20011

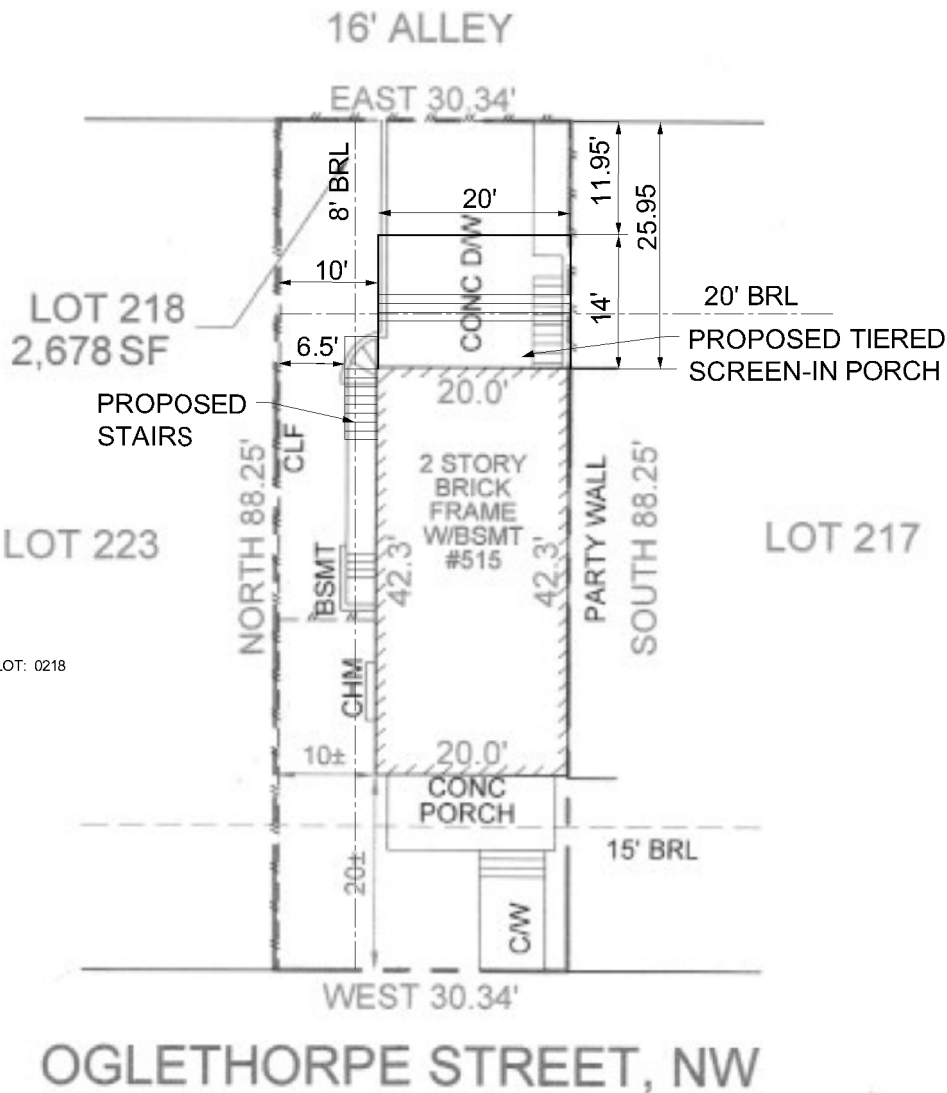
PROPERTY DESCRIPTION:	SQUARE: 3202 , LOT: 0218
CONSTRUCTION TYPE:	VB
USE GROUP:	R-3
ZONE:	R-2
YEAR BUILT:	1929
MAX. LOT OCCUPANCY:	40 %
MIN. REAR YARD:	20'
MIN. SIDE YARD:	8'
LOT AREA:	2,678 SF
EXISTING BUILDING :	986 SF
PROPOSED BUILDING:	280 SF
TOTAL BUILDING:	1,266 SF
TOTAL LOT OCCUPANCY:	47.3 %



OGLETHORPE STREET, N.W.

LOCATION DRAWING

ADDRESS: 515 OGLETHORPE STREET, NW



ZONING SUMMARY:

PROPERTY ADDRESS: 515 OGLETHORPE ST NW
WASHINGTON DC 20011

PROPERTY DESCRIPTION: SQUARE: 3202, LOT: 0218
CONSTRUCTION TYPE: VB
USE GROUP: R-3
ZONE: R-2
YEAR BUILT: 1929
MAX. LOT OCCUPANCY: 40 %
MIN. REAR YARD: 20'
MIN. SIDE YARD: 8'
LOT AREA: 2,678 SF
EXISTING BUILDING: 986 SF
PROPOSED BUILDING: 280 SF
TOTAL BUILDING: 1,266 SF
TOTAL LOT OCCUPANCY: 47.3 %

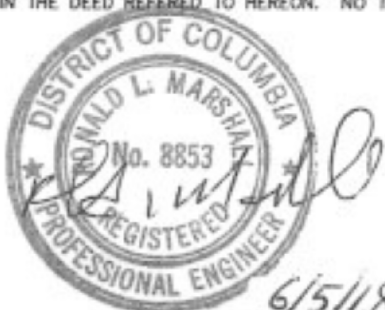
NOTES:

1. THIS LOCATION DRAWING IS OF BENEFIT TO A CONSUMER ONLY IN SO FAR AS IT IS REQUIRED BY A LENDER OR A TITLE INSURANCE COMPANY OR ITS AGENT IN CONNECTION WITH CONTEMPLATED TRANSFER, FINANCING OR REFINANCING.
2. THIS LOCATION DRAWING IS NOT TO BE USED FOR BUILDING OF FENCES OR OTHER IMPROVEMENTS.
3. THIS LOCATION DRAWING IS NOT TO BE RELIED UPON FOR THE ACCURATE IDENTIFICATION OF PROPERTY BOUNDARY LINES, BUT SUCH IDENTIFICATION MAY NOT BE REQUIRED FOR THE TRANSFER OF TITLE OR SECURING FINANCING OR REFINANCING.
4. LEVEL OF ACCURACY IS 2'±.

DRAWN BY: BF

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE SURVEYED THE PROPERTY SHOWN HEREON FOR THE PURPOSE OF LOCATING THE IMPROVEMENTS ONLY, AND THE PROPERTY CORNERS HAVE NOT BEEN ESTABLISHED OR SET, UNLESS OTHERWISE NOTED. WE ASSUME NO RESPONSIBILITY, OR LIABILITY FOR ANY RIGHT-OF-WAYS ON THE RECORD OR EASEMENTS RECORDED OR UNRECORDED NOT APPEARING ON THE RECORDED PLAT OR MENTIONED IN THE DEED REFERRED TO HEREON. NO TITLE REPORT WAS FURNISHED.



PROFESSIONAL SEAL

DATE

LAND PRO ASSOCIATES, LLC.

9900-E GREENBELT ROAD SUITE 334
LANHAM, MD 20706
PHONE 301-368-1944
FAX 301-794-8751
LANDPRO@MAIL.COM

LOCATION DRAWING

LOT 218

SQUARE 3202

WASHINGTON

DISTRICT OF COLUMBIA

SCALE: 1" = 20'

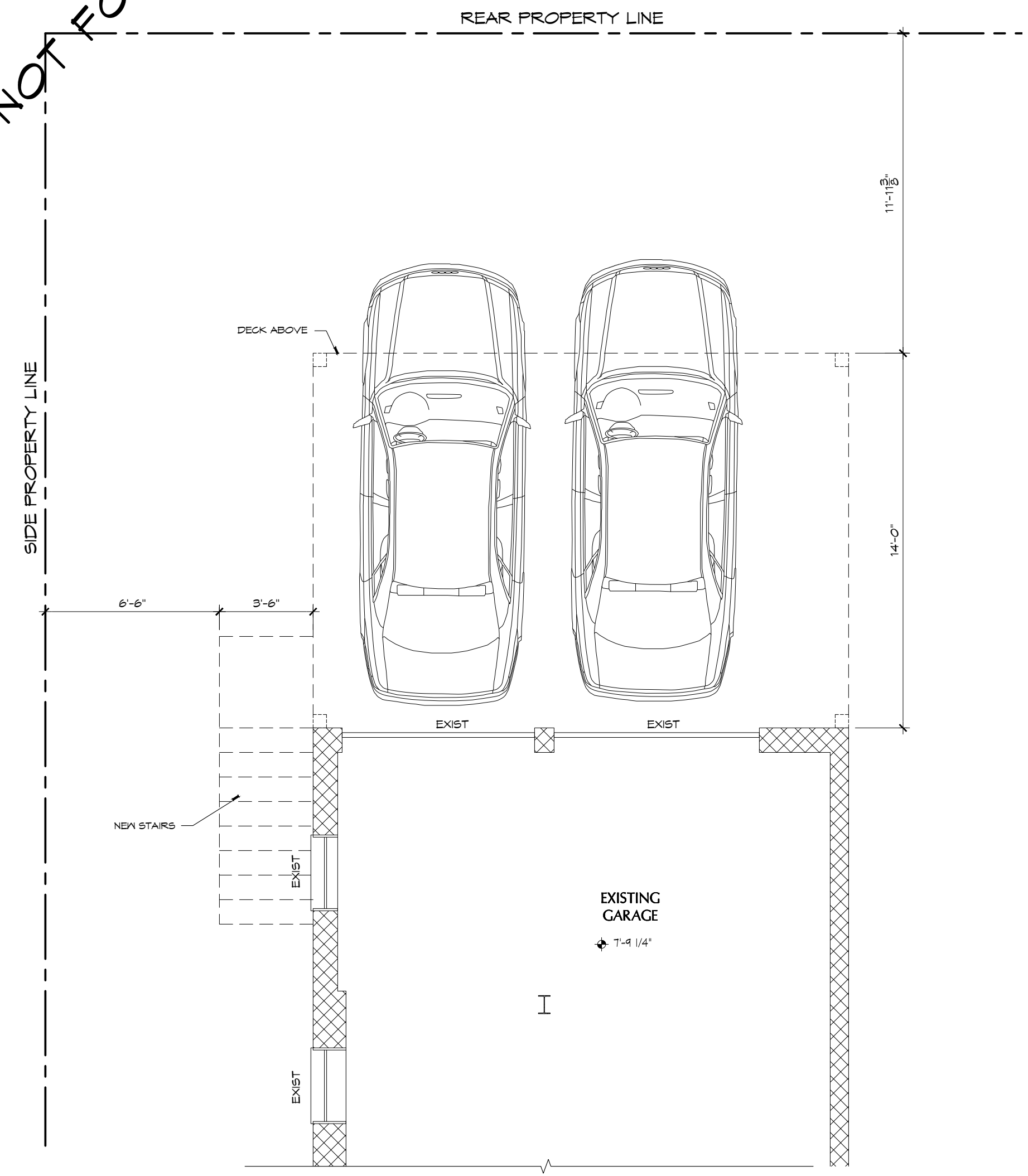
DATE: 6/5/18

FILE #515 OGLETHORPE ST

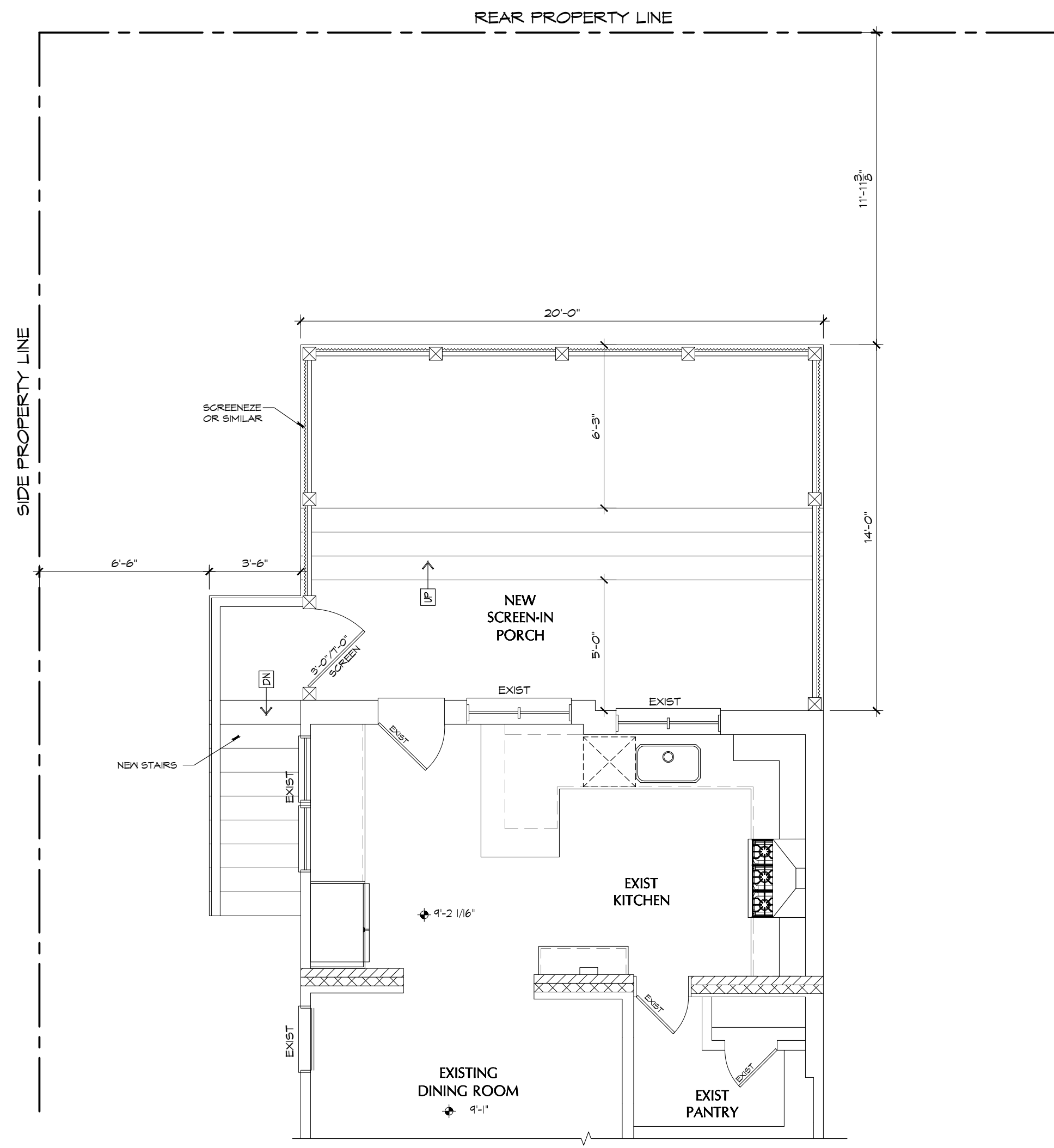
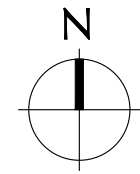
CASE # 18-54120C

NOT FOR BZA
FOR CONSTRUCTION

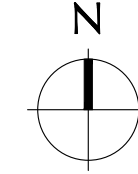
FOR DCRA USE ONLY



1 PROPOSED LOWER LEVEL PLAN
SCALE: 1/4"=1'-0"



2 PROPOSED FIRST FLOOR PLAN
SCALE: 1/4"=1'-0"



DRD STUDIO
CUSTOM ADDITIONS
AND RENOVATIONS
13907 CHATTERLY PL.
GERMANTOWN, MD. 20874
301-523-3034

Lania
Design & Consulting, LLC
20498 MIDDLEBURY ST.
ASHBURN, VA 20147

MILLER - PROBST
RESIDENCE
515 OGLETHORPE ST NW
WASHINGTON DC 20011

THESE PLANS HAVE BEEN PREPARED BY DRD STUDIO SOLELY FOR ITS USE
AND SHOULD NOT BE RELIED UPON BY OTHER PARTIES

BZA

PROJECT DESCRIPTION:
SCREEN-IN PORCH
& STAIRS ADDITION

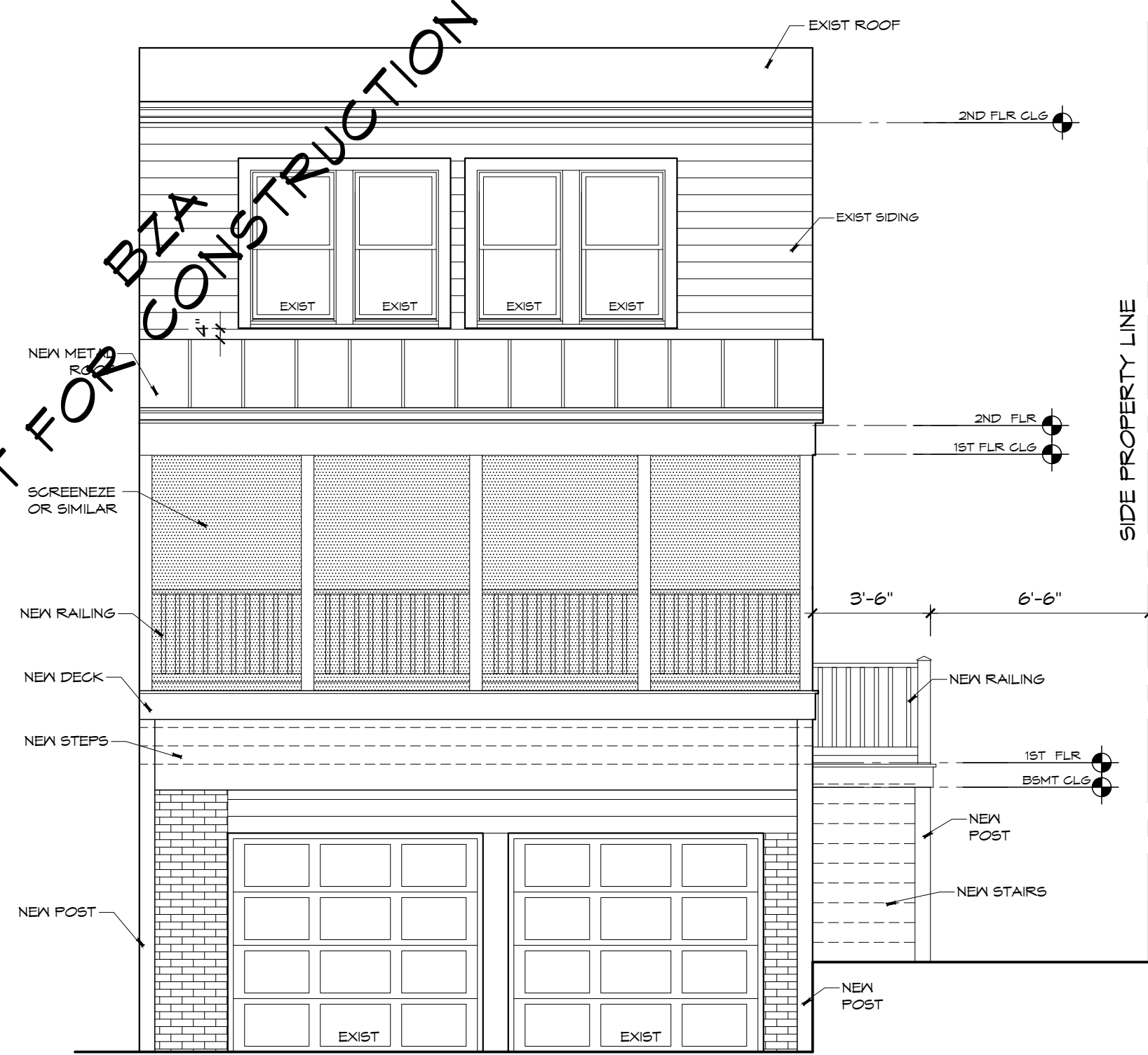
NO.	DATE	DESCRIPTION

DESIGNER: DAVID DELGADO	DRAWN BY: D.D.
SCALE: AS NOTED	DATE: 12/21/21

DRAWING TITLE
**PROPOSED
FIRST FLOOR
PLAN**

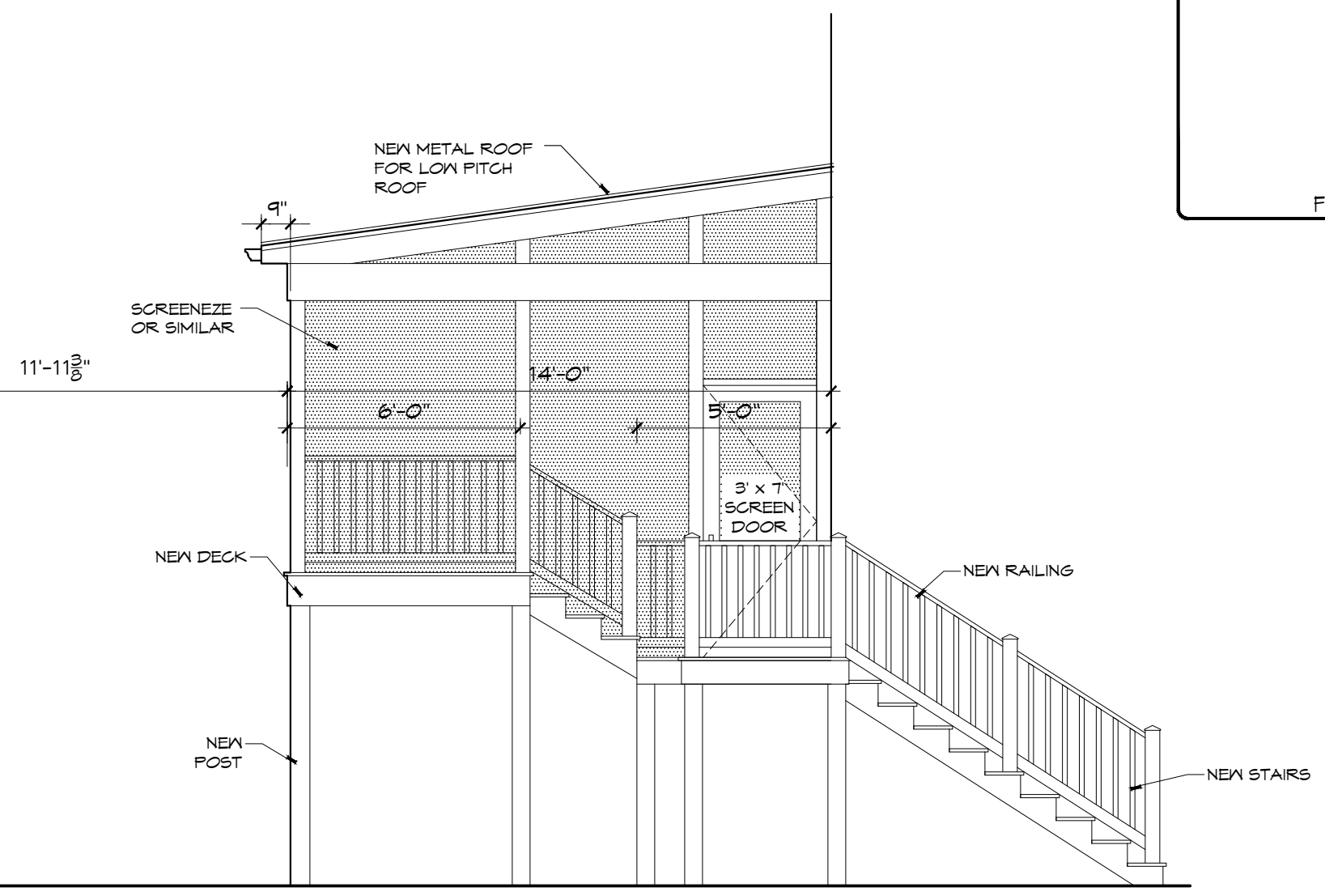
DWG. NO.
A001

NOT FOR BZA CONSTRUCTION

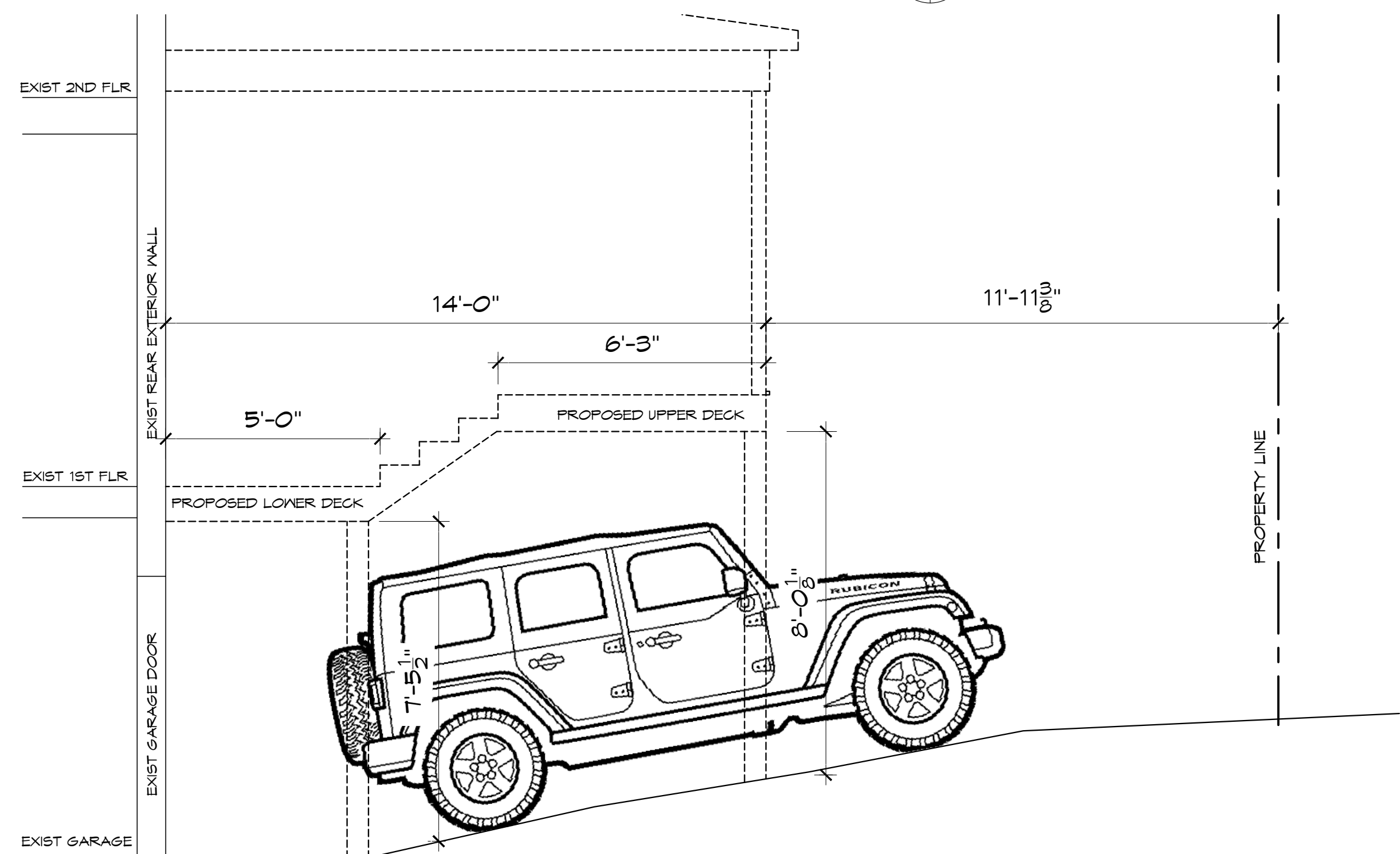


1 PROPOSED NORTH ELEVATION
SCALE: 1/4"=1'-0"

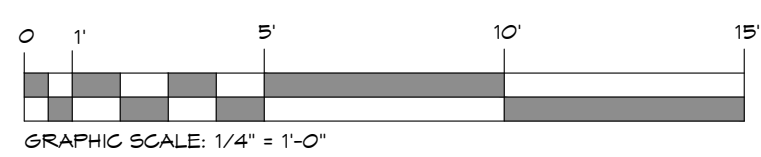
REAR PROPERTY LINE



2 PROPOSED WEST ELEVATION
SCALE: 1/4"=1'-0"



3 SECTION DETAIL
SCALE: NTS



FOR DCRA USE ONLY

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BZA

PROJECT DESCRIPTION:
SCREEN-IN PORCH
& STAIRS ADDITION

NO.	DATE	DESCRIPTION

DESIGNER: DAVID DELGADO	DRAWN BY: D.D.
SCALE: AS NOTED	DATE: 12/21/21

DRAWING TITLE
**PROPOSED
EXTERIOR
ELEVATIONS**

DWG NO.
A002